



**TOWN OF ROCKY HILL
MEETING MINUTES/MOTIONS
CORRECTED**

In order to comply with Connecticut General Statutes regarding minutes of meetings, the following will be used to record information during all public meetings that take place. An original must be submitted to the Town Clerk of Rocky Hill within 48 hours of the meeting being adjourned. Motions should be complete, showing the maker and second of the motion as well as how each member voted. Unanimous votes may be listed as unanimous.

NAME OF PUBLIC BOARD OR COMMISSION	Planning and Zoning Commission
DATE MEETING AGENDA POSTED	May 29, 2014
LOCATION	Town Council Room, Rocky Hill Town Hall, 761 Old Main Street, Rocky Hill, Connecticut
DATE OF MEETING	June 4, 2014
TIME MEETING STARTED	6:33 p.m.
PERSON PREPARING MEETING MINUTES	Eileen A. Knapp, Recording Secretary
VERBATIM NOTES TAKEN	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
AUDIO, VIDEO OR LIVE TRANSMISSION OF MEETING	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No

MEMBERS PRESENT AT MEETING

1. Dimple Desai, Chairman	2. Victor Zarrilli, Secretary
3. Carmen D'Agostino, Commissioner	4. Giuseppe Aglieco, Commissioner
5. William O'Sullivan, Alternate	6. Kimberley A. Ricci, Director Planning & Building/Asst. ZEO
7.	8.
9.	10.

NUMBER REQUIRED FOR QUORUM 3 QUORUM PRESENT ☒ Yes ☐ No

TEXT MOTIONS AND RESULTS VOTES

1st MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to recess the Public hearing for Special Permit Application, Officina Cucina, proposing to sell alcoholic beverages under a Restaurant Liquor Permit with a Patio License also, for an already approved restaurant location at 2399 Main Street in a C-Commercial Zoning District, ID # 10-082;

2nd MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to close the public hearing for Resubdivision Application. **Judith Bordieri**, proposing to create one residential building lot of approximately 0.555 acres for property on the west side of Hayes Road from land now or formerly owned by The Estate of Anne Hayes in a R-20 Residential Zoning District. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

3rd MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to recess the public hearing for Proposed Zoning Regulation Amendments, **Town of Rocky Hill**, proposing to add to the Rocky Hill Zoning Regulations, Section 3.4.8 as follows:

3.4.8 A single temporary structure, including membrane structures, no larger than 200 sq. ft. will be allowed on a Residentially Zoned Property for no more than 6 months in any 12 month period. Temporary structure permits shall be obtained from the Planning and Zoning Department. Section 3.4.8 is not applicable to farms, either existing

Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

4th MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to close the public hearing for Special Permit Application, **Officina Cucina**, proposing to sell alcoholic beverages under a Restaurant Liquor Permit with a Patio License also, for an already approved restaurant location at 2399 Main Street in a C-Commercial Zoning District. Seconded by Commissioner O'Sullivan. All were in favor, MOTION CARRIED UNANIMOUSLY.

5th MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner O'Sullivan to approve the Special Permit Application, **Officina Cucina**, proposing to sell alcoholic beverages under a Restaurant Liquor Permit with a Patio License also, for an already approved restaurant location at 2399 Main Street in a C-Commercial Zoning District. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

6th MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Aglieco to approve the Resubdivision Application. **Judith Bordieri**, proposing to create one residential building lot of approximately 0.555 acres for property on the west side of Hayes Road from land now or formerly owned by The Estate of Anne Hayes in a R-20 Residential Zoning District. Seconded by Commissioner O'Sullivan. All were in favor, MOTION CARRIED UNANIMOUSLY.

7th MOTION ☒ Passed ☐ Failed ☐ Tabled

A FRIENDLY AMENDMENT was made by Commissioner Zarrilli to allow a waiver of the sidewalks for the Resubdivision Application. Judith Bordieri, and to require that in lieu of the sidewalks the Town Engineer determine the amount of cash to be donated by the owner to the Town's Sidewalk Fund. FRIENDLY AMENDMENT ACCEPTED.

8th MOTION ☒ Passed ☐ Failed ☐ Tabled

A FRIENDLY AMENDMENT was made by Commissioner Zarrilli that the original motion includes all staff comments. FRIENDLY AMENDMENT ACCEPTED.

9th MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to approve the Planimetrics as the preferred company for the update of the Plan of Conservation and Development for the Town of Rocky Hill. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

10th MOTION ☒ Passed ☐ Failed ☐ Tabled

A MOTION was made by Commissioner Zarrilli to adjourn the meeting. Seconded by Commissioner D'Agostino. All were in favor, MOTION CARRIED UNANIMOUSLY.

SEE THE MAIN MINUTES WEB PAGE TO ACCESS ADDITIONAL MEETING
INFORMATION (i.e., WORKING NOTES, ACTIONS).

TIME MEETING ADJOURNED: 8:22 p.m.. TIME DELIVERED TO TOWN CLERK: